

WARRANTY DEED
Corporate Grantor**Know all Men by these Presents,**

018157

That F S D ASSOCIATES, INC.

a Corporation organized and existing under the laws of the State of Maine
and having a place of business at Waterville

in the County of Kennebec and State of Maine

in consideration of ONE (\$1.00) DOLLAR and Other Valuable Considerations

TRANSFER
TAX
PAID

paid by PAULINE R. DANIELS of Waterville, County of Kennebec and State of Maine,

whose mailing address is 71 Merryfield Avenue, Waterville, Maine 04901

the receipt whereof it does hereby acknowledge, does hereby give, grant, bargain, sell and convey
unto the said PAULINE R. DANIELS, her

heirs and assigns forever,

THE UNIT known and designated as Unit 10 in RIDGEWOOD EAST TOWNHOUSE CONDOMINIUM, located in Waterville, Kennebec County, State of Maine, as shown on the Condominium Plat by Webster, Baldwin, Rohman, Day and Czarniecki, Architects/Engineers, entitled "Ridgewood East Townhouse Condominiums" dated November 18, 1986 and filed in the Kennebec County Registry of Deeds in Plan File #E-87017. Specific reference is made to the RIDGEWOOD EAST TOWNHOUSE CONDOMINIUM Declaration under the Maine Condominium Act of the Revised Statutes of the State of Maine, as amended, which Declaration is dated January 28, 1987 and is recorded in said Registry of Deeds in Book 3101 at Page 308, and the same is incorporated by reference herein. The aforesaid Plat is Exhibit C to the Declaration. Plans of the unit (and the other units in the condominium), as Exhibit D to the Declaration, are recorded in said Registry in Plan Files #E-87018, E-87019, and E-87020.

ANY AND ALL rights, easements, privileges and appurtenances belonging to the unit are hereby conveyed. This conveyance is subject to the terms, conditions, agreements, covenants, restrictions, obligations and easements contained or referred to in the above-referenced Declaration.

To have and to hold the aforegranted and bargained premises, with all the privileges and appurtenances thereof, to the said **PAULINE R. DANIELS**, her

heirs and assigns, to her and their use and behoof forever.

And the said Grantor Corporation does hereby ~~warrant~~ with the said Grantee, her heirs and assigns, that it is lawfully seized in fee of the premises, that they are free of all encumbrances

EXCEPT AS AFORESAID

that it has good right to sell and convey the same to the said Grantee to hold as aforesaid; and that it and its successors, shall and will ~~warrant and defend~~ the same to the said Grantee, her heirs and assigns forever, against the lawful claims and demands of all persons.

In Witness Whereof, the said ~~XXXXXXXXXXXXXXXXXXXX~~ **F S D ASSOCIATES, INC.**

has caused this instrument to be sealed with its corporate seal and signed in its corporate name by

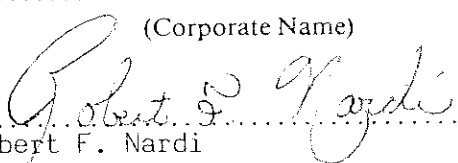
Robert F. Nardi, its President
thereunto duly authorized, this 21st day of the month of July
A.D. 19 87.

Signed, Sealed and Delivered

in presence of

F S D ASSOCIATES, INC.

(Corporate Name)

By 
Robert F. Nardi
Its President



State of Maine, County of KENNEBEC ss.

July 21, 19 87.

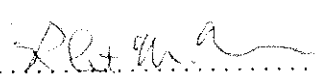
Then personally appeared the above named Robert F. Nardi,

President

of said Grantor Corporation as aforesaid,

and acknowledged the foregoing instrument to be his free act and deed in his said capacity, and the free act and deed of said Corporation.

Before me,



Notary Public
Attorney at Law



RECEIVED KENNEBEC SS.

1987 JUL 23 AM 9:00

RECORDED FROM ORIGINAL

Print Name

Robert M. Marden
Attorney at Law/Notary Public
My Commission Expires Nov. 5, 1988